



Is your HOA missing the boat when it comes to solar energy??? Are you??

**DON'T MISS THE BOAT-READ ON!**

Solar energy is abundant in Arizona and can help homeowners individually and your HOA save money, help the environment, and set a great example for your neighborhood.

How can your HOA use solar energy?

Best buy: Solar pool heating for community pool (during 8-10 months of the year)

Other possibilities:

- Solar lighting for entrance signs and security lights
- Solar hot water for clubhouse
- Solar electricity for clubhouse or common areas

Solar for HOA members' homes:

Pool heating

Solar hot water heating

Solar electricity (photovoltaics or PV)

Tax credits and utility rebates now make solar much more affordable:

- Federal income tax credits: residential: 30% of solar system cost for PV (no cap) and solar hot water(capped at \$2000); business, 30% (no cap) plus Modified Accelerated Cost-Recovery System (MACRS) + Bonus Depreciation
- State income tax credit: residential: 25% up to \$1000 for pool heating, hot water, electricity or daylighting combined; business: 10% tax credit up to \$25000

For additional information about rebates, see  
<http://www.dsireusa.org/library/includes/map2.cfm?CurrentPageID=1&State=AZ&RE=1&EE=0>

- TEP rebates for REST(Arizona Corporation Commission Rules to encourage renewables): up to \$1750 for home solar water heaters; up to \$3000/kW for PV; additional programs for businesses based on actual kWh savings

See <http://www.tucsonelectric.com/Green/Home/Solar/electric.asp> for details on TEP residential rebates;  
<http://www.tucsonelectric.com/Green/Business/Solar/smcommelectric.asp> for TEP business rebates

Solar devices are NOT counted as increasing property values for assessment purposes but generally do, according to realtors.

But my HOA says I can't put up solar at my house??? WRONG!!!

Arizona law (ARS § 33-1816) says that HOA's cannot prevent the installation of solar devices but can adopt reasonable rules so long as they don't interfere with the functioning of the solar system, increase its cost or reduce its efficiency. If the HOA tries to interfere with your solar system, you can sue the HOA and if you win, the HOA pays your lawyer fees.

How much does solar cost?

Solar electric systems (PV) usually start at about \$10-15000 before rebates; solar hot water systems usually cost about \$5000 before rebates. Solar pool heaters are less. For a list of installers, see <http://www.tep.com/Docs/RESTDocs/2008PVInstaller.pdf>

Find out what the City of Tucson is doing about solar on City buildings and land by going to [www.tucsonaz.gov/energy](http://www.tucsonaz.gov/energy) and click on solar map. Or join the Southern Arizona Solar Partnership by checking the PAG website:

<http://www.pagnet.org/www.pagnet.org/Programs/EnvironmentalPlanning/SolarPartnership/tabid/684/Default.aspx>